



*On this day, November 18, 2004,
the U.S. Environmental Protection Agency (U.S. EPA)*

Determines that the



Southern Maryland Wood Treating Site Is Ready for Unrestricted Use

*U.S. EPA Region 3
Director, Hazardous Site Cleanup Division*

*Maryland Department of the Environment
Director, Waste Management Administration*

This Ready for Reuse (RfR) Determination is for the 94.2-acre Southern Maryland Wood Treating Superfund Site ("Site") located in the Town of Hollywood, St. Mary's County, MD. This RfR Determination provides that EPA and the Maryland Department of the Environment (MDE) have made a technical determination that the Site is ready for unrestricted use and the remedy will remain protective of human health and the environment. These conclusions are summarized in the attached Ready for Reuse Determination report for the Southern Maryland Wood Treating Superfund Site, November 18, 2004. This RfR Determination remains valid unless new information becomes available to suggest that conditions at the Site are no longer protective of human health and the environment.

EPA's Preliminary Close Out Report confirms the successful removal of all hazardous wastes at the Southern Maryland Wood Treating Site. All threats at the Site have been addressed. The types of uses identified as protective in this RfR Determination remain subject to (i) applicable federal, state, and local regulation, including, but not limited to, zoning ordinances and building codes, and to (ii) title documents, including, but not limited to, easements, restrictions, and institutional controls.

This Ready for Reuse Determination is an environmental status report and does not have any legally binding effect, nor does it expressly or implicitly create, expand, or limit any legal rights, obligations, responsibilities, expectations, or benefits of any party. EPA assumes no responsibility for reuse activities and/or any potential harm that might result from reuse activities. EPA retains any and all rights and authorities it has, including but not limited to legal, equitable, or administrative rights. EPA specifically retains any and all rights and authorities it has to conduct, direct, oversee, and/or require environmental response actions in connection with the Site, including but not limited to instances when new or additional information has been discovered regarding the contamination or conditions at the Site that indicate that the response and/or the conditions at the Site are no longer protective of human health or the environment for the uses identified in the Ready for Reuse Determination.